

042.A

0002

0005.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

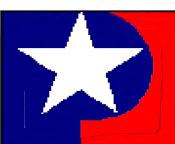
466,500 / 466,500

USE VALUE:

466,500 / 466,500

ASSESSED:

466,500 / 466,500


Patriot
Properties Inc.
PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
103		WARREN ST, ARLINGTON

OWNERSHIP	Unit #:	2
-----------	---------	---

Owner 1: CHIAVETTA JUDITH A

Owner 2:

Owner 3:

Street 1: 103 WARREN ST UNIT 2

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: OMEARA MICHAEL -

Owner 2: -

Street 1: 101-103 WARREN ST UNIT 2

Twn/City: Arlington

St/Prov: MA Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1924, having primarily Vinyl Exterior and 1263 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7450																

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	462,600	3,900		466,500		210297
							GIS Ref
							GIS Ref
							Insp Date
							07/12/18

Total Card	0.000	462,600	3,900	466,500	Entered Lot Size
Total Parcel	0.000	462,600	3,900	466,500	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	369.36	/Parcel: 369.36
					Land Unit Type:

!14421!

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	462,600	3900	.		466,500		Year end	12/23/2021
2021	102	FV	449,000	3900	.		452,900		Year End Roll	12/10/2020
2020	102	FV	554,300	3900	.		558,200	558,200	Year End Roll	12/18/2019
2019	102	FV	493,200	3900	.		497,100	497,100	Year End Roll	1/3/2019
2018	102	FV	436,000	3900	.		439,900	439,900	Year End Roll	12/20/2017
2017	102	FV	397,200	3900	.		401,100	401,100	Year End Roll	1/3/2017
2016	102	FV	397,200	3900	.		401,100	401,100	Year End	1/4/2016
2015	102	FV	366,900	3900	.		370,800	370,800	Year End Roll	12/11/2014

Parcel ID

042.A-0002-0005.0

PRINT

Date Time

12/30/21 18:58:49

LAST REV

Date Time

04/07/20 10:49:35

mmcmakin

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

EXTERIOR INFORMATION						BATH FEATURES			COMMENTS			SKETCH						
Type: 99 - Condo Conv		Full Bath: 1	Rating: Good															
Sty Ht: 2A - 2 Sty +Attic		A Bath:	Rating:															
(Liv) Units: 1	Total: 1	3/4 Bath:	Rating:															
Foundation: 2 - Conc. Block		A 3QBth:	Rating:															
Frame: 1 - Wood		1/2 Bath:	Rating:															
Prime Wall: 4 - Vinyl		A HBth:	Rating:															
Sec Wall:		OthrFix:	Rating:															
Roof Struct: 2 - Hip		OTHER FEATURES			RESIDENTIAL GRID													
Roof Cover: 1 - Asphalt Shgl		Kits: 1	Rating: Good	1st Res Grid			Desc: Line 1		# Units 1									
Color: WHITE		A Kits:	Rating:	Level			FY LR DR D K FR RR BR FB HB L O											
View / Desir: N - NONE		Frl:	Rating:	Other														
GENERAL INFORMATION		WSFlue:	Rating:	Upper														
Grade: C - Average		CONDOS INFORMATION			Lvl 2													
Year Blt: 1924	Eff Yr Blt:	Location:			Lvl 1													
Alt LUC:	Alt %:	Total Units:			Lower													
Jurisdct:	Fact: .	Floor: 2 - 2nd Floor			Totals			RMs: 6	BRs: 2	Baths: 1	HB							
Const Mod:		% Own: 50.000000000			REMODELING			RES BREAKDOWN										
Lump Sum Adj:		Name:			Exterior:			No Unit	RMS	BRS	FL							
DEPRECIATION						Interior:			1	6	2							
Avg Ht/FL: STD	Phys Cond: GD - Good	18.	%	Additions:														
Prim Int Wal 2 - Plaster	Functional:		%	Kitchen:														
Sec Int Wall: 1 - Drywall	Economic:		%	Baths:														
Partition: T - Typical	Special:		%	Plumbing:														
Prim Floors: 3 - Hardwood	Override:		%	Electric:														
Sec Floors: 4 - Carpet	Total:	18.6	%	Heating:														
Bsmnt Flr: 12 - Concrete				General:														
Subfloor:				Totals			1	6	2									
Bsmnt Gar:																		
Electric: 3 - Typical																		
Insulation: 2 - Typical																		
Int vs Ext: S																		
Heat Fuel: 2 - Gas																		
Heat Type: 5 - Steam																		
# Heat Sys: 2																		
% Heated: 100	% AC:																	
Solar HW: NO	Central Vac:	NO																
% Com Wal	% Sprinkled																	
MOBILE HOME						Make:		Model:		Serial #		Year:	Color:					
SPEC FEATURES/YARD ITEMS						PARCEL ID 042.A-0002-0005.0												
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
3	Garage	D	Y	1	10X20	A	GD	1924	27.50	T	30	102			3,900		3,900	
More: N						Total Yard Items:		3,900	Total Special Features:								Total:	3,900
UnSketched SubAreas: SFL: 1263, UAT: 559,																		
SUB AREA																		
SUB AREA DETAIL																		
IMAGE																		
AssessPro Patriot Properties, Inc																		